

Subject:

FW: Objections to PLANNING APPLICATION 2017 62 93935 -

I wish to express the following objections to the above mentioned planning application. A confirmation of receipt to my email address is appreciated.

Entry Details

HEADING**DRAINAGE AND SHALLOW COAL WORKINGS****OBJECTION 1**

There are two watercourses with-in reach of this proposed development which could be explored and the benefits to local existing off-site drainage have NOT been realized for an upgrade, this would relieve pressure to existing surface water drainage which suffers from overcapacity. We believe that LLFA and the Developer have simply ignored this fact and steered away from a sustainable solution because of the cost issue.

OBJECTION 2

The surface water scheme for this proposed development is none sustainable and ambiguous, to say the least. Existing boundary properties which are cited below the finish ground level of the proposed site, with some more than 2.4m below, all properties are at risk from flooding created by the poor design with the uses of cheap soak-aways.

OBJECTION 3

The relationship between worked shallow coal working and mine entries, and soak-aways have not been explored and the dangers of large amounts of surface water being directed, directly into the ground over historical coal working high risk of re-emergence downstream and neighbouring properties.

OBJECTION 4

If grouting is carried out to stabilise worked shallow Coal Working and Mine entries re-testing; BRE Digest 365 test must be carried to all areas.

OBJECTION 5

Some of the original BRE Digest 365 tests failed to the original site layout, however, more soak-away locations have been added to a new site layout where no BRE Digest 365 testing has been carried out.

OBJECTION 6

The bund which forms the pluvial flood routing barrier terminates in the north corner in the same area as the very large highways soak-away there is too much water in one place and too close to existing low-level properties.

OBJECTION 7

The proposed separate systems of drainage on site and off site do not terminate at one point making it very difficult to re-form later in the future.

OBJECTION 8

Roads at risk Hepworth Close, Hepworth Lane, Hepworth Drive, Grove Street. Shillbank Road and dependant on the reach of the mine works more areas further afield will be at risk.

OBJECTION 9

The site is underlined with worked shallow historical coal working depths between 7m-15m many coal entries have been located. The coal Authority have advised that no dwellings will be built over or under the influence of any coal entries even if they are capped.

OBJECTION 10

All identified Coal workings including the POS area must be treaded to make sure they are out of harm's way and not left in a dangerous position for the future. The above by any

definition contravenes Paragraph 99/ 100/ 101 of the NPPF

HEADING

GREEN OPEN SPACE

OBJECTION 11

Balderstone Hall Field is a valuable inner Urban green space which grazes 5 horses and produces 90 large bales each year. NPPF Core planning principles take account of and support local strategies to improve health, social and cultural wellbeing for all, and deliver sufficient community and cultural facilities and services to meet local needs. Let me start with the benefits of horse riding and owners ship include immense enjoyment, physical and mental fitness and a chance to enjoy the countryside. Horses can help people with their everyday life skills and reduce stress levels, create a calm environment and relieve anxiety. It is easy to see why the loss of such large areas of the countryside and inner urban areas could have a devastating effect on our communities. I have recently had a number of local horse owners express their concerns on the impact of the potential loss of several areas of land within Mirfield's boundaries which are currently used for the grazing of horses and the provision of hay, straw and fodder for their animals. Mirfield has a large equine population-estimated to be in excess of three hundred horses grazing and stabling here. These provide employment for dozens of people from the town and surrounding area including stable staff, farriers, vets, instructors, the retail staff at saddlery shops and feed stores. The threatened sites include Calder Farm– recently included on the local plan, council-owned land at Dunbottle Lane and Old Bank road, Steanard lane and Balderstone Hall fields, Kitson Hill Crescent People are finding it increasingly difficult to find grazing for their horses and livery costs are expected to soar as land is no longer available for grazing and growing the essential feed. Nationally the equestrian industry is immense. Over four billion pounds is spent annually on equestrian related activities and services, over three million people ride and there are over five hundred thousand horse-owning households.

The above by any definition contravenes
Paragraph 28. 70.77 of the NPPF